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KNOW ALL MEN BY THESE PRESENTS:

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COUNTY OF GRAYSON

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Property Owners Association Management Certificate for **Grayson County Austin Landing Homeowners Association, Inc.**

1. The name of the subdivision is Austin Landing.
2. The name of the association is Grayson County Austin Landing Homeowners Association, Inc.
3. The recording data for the subdivision is as follows:

Subdivision

Recording Data

Austin Landing

Replat of Austin Landing Addition,
Phase One to The City of Sherman,
Texas, Abstract No. 42, Grayson
County, Texas as recorded in Plat of
Record in Volume 21, Page 153, Plat
Records, Grayson County, Texas.

4. The recording data for the declaration and any amendments to the declaration is as follows:

Phase 1

Declaration of Covenants, Conditions and Restrictions for Austin Landing recorded on or about December 28, 2007, under Instrument No. 2007-31300 of the Real Property Records of Grayson County, Texas.

First Amendment to the Declaration of Covenants, Conditions and Restrictions for Austin Landing recorded on or about May 21, 2012, under Instrument No. 2012-9877 and Volume 5126, Page 268 of the Real Property Records of Grayson County, Texas.

5. The name and mailing address of the association:

Grayson County Austin Landing Homeowners Association, Inc.
c/o Neighborhood Management

1024 S. Greenville, Ste. 230
Allen, TX 75002

6. The name, mailing address, telephone number, and e-mail address of the person managing the association or the association's designated representative is as follows:

Beverly Coghlan
c/o Neighborhood Management
1024 S. Greenville, Ste. 230
Allen, TX 75002
972-359-1548
managementcertificate@nmitx.com

7. The website address of any Internet website on which the association's dedicatory instruments are available in accordance with Section 207.006 is:

<https://neighborhoodmanagement.com>

8. The amount and description of a fee or fees charged by the association relating to a property transfer in the subdivision is as follows:

Resale Certificate Fee	\$375.00
Updated Resale Certificate Fee	\$75.00
Transfer Fee	\$250.00
Optional Inspection Fee	\$150.00
Reserves/Working Capital Fee	\$400.00

9. Other information the association considers appropriate:

For all resale and refinance information, please go to
<https://www.homewisedocs.com/>

IN WITNESS WHEREOF, this Property Owners Association Management Certificate is hereby executed by its duly authorized agent on this 3rd day of September, 2021.

Grayson County Austin Landing Homeowners Association, Inc.,
a Texas non-profit corporation

By: Beverly Coghlan
Name: Beverly Coghlan
Title: President NMT

ACKNOWLEDGMENT

STATE OF TEXAS §

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COUNTY OF Collin §

This instrument was acknowledged before me on the 3rd day of September, 2021, by Beverly Coghlan, Managing Agent of Grayson County Austin Landing Homeowners Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

Deann Weeks
Notary Public in and for the State of Texas

My Commission Expires: 8-5-2024

